

PLANNING COMMITTEE

UPDATE SHEET

(List of additional information, amendments and changes to items since publication of the agenda)

15 November 2017

4a 109-113 And Land To Rear Ruddington Lane

1) An amended FRA was submitted on the request of the Environment Agency, who have now recommended two conditions requiring certain details contained in the FRA to be implemented to ensure compliance with the NPPF, and to reduce the risk of surface water pollution during the site preparation stage of development.

2) The recommendation to be amended as follows:

GRANT PLANNING PERMISSION subject to:

a) Prior completion of a planning obligation which shall include;

(i) a financial contribution towards off-site public open space;

(ii) a financial contribution towards off-site education provision

b) The indicative conditions listed in the draft decision notice at the end of this report **and any additional conditions arising from consultation advice from the Council's Biodiversity Officer**

3) No specific information has been submitted relating to the making good of the remaining semi that will be left as a detached dwelling when No. 111 is removed to make way for the new access.

1) The recommended conditions will be added to the draft decision notice in accordance with the comments received.

2) Comments are awaited from the Biodiversity Officer, which may result in the requirement for additional conditions. The recommendation is therefore amended accordingly.

3) A condition will be added to request details of the appearance of the remaining semi.

Additional background papers (Comments from Environment Agency dated 8 November 2017)

4b Land To Rear Of And Including Banton House Meadow Lane

Revised Drawings

Revised and further drawings have been received, which will be presented to Committee. Block B2 has been re-designed to retain its cranked form, which now addresses its important and prominent relationship to both the river and canal. The detailed design and appearance of this block is consistent with the other riverside

blocks including large aperture glazing, a combination of recessed and expressed balconies, and textural brick detailing.

It is considered that the revised design of Block B2 now accords with Policy 10.

Study drawings/materials boards of the block and townhouse details have also been provided.

The proposed revisions to Block B2 are supported and it is therefore recommended that the recommendation 1(i) (further satisfactory amendments to the design of Block B2 of the scheme) be omitted.